

Approved

**THE VAUX CONDOMINIUM
ANNUAL MEETING
MARCH 21, 2011
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MINUTES OF THE VAUX CONDOMINIUMS ANNUAL MEETING HELD ON MARCH 21, 2011, AT 6:45 P.M. AT THE HOLIDAY INN EXPRESS, 2333 NW VAUGHN STREET, PORTLAND, OR 97210.

PRESENT:

Hal Barwood, Chairman
Bill Meyer, Treasurer
Sasha Welford, Director

ABSENT:

Grant Shaffer, Vice-Chairman
Sara Burton, Secretary

BY INVITATION:

Nancy La Voie, Community Manager, CMCA, AMS
Angelina Kuzmenko, Community Administrator
COMMUNITY MANAGEMENT, INC., AAMC

OWNERS:

Owners as reflected on the sign in sheet.

I. CALL TO ORDER

Chairman Hal Barwood called the meeting to order at 6:45 PM.

II. ROLL CALL AND CERTIFYING OF PROXIES

Nancy La Voie certified that a quorum of owners was established.

In Present	19
By Proxy	56
Total	75

III. PROOF OF NOTICE OF MEETING

Community Manager Nancy La Voie certified that notices for the annual meeting were mailed to homeowners on or about February 22nd, 2011.

IV. APPROVAL OF MINUTES OF PRECEDING MEETING

AGREED: A motion was made to approve the minutes of the 2010 Annual Meeting as submitted. The motion was seconded and carried unanimously.

V. ELECTION OF DIRECTORS

Nancy La Voie reported that two (2) positions were to be filled on the Board of Directors, and while Bill Meyer would be returning to the Board, Grant Shaffer would not. Community Manager Nancy La Voie opened the floor for nominations. Larry Emery accepted the nomination for the Board of Directors.

AGREED:

Homeowner Stanley Townsend made a motion to accept the two (2) nominees by acclamation. The motion was seconded and carried unanimously. Board officers will be determined at the next Board of Directors meeting.

VI. UNFINISHED BUSINESS

None.

VII. NEW BUSINESS

A. Tax Revenue Ruling 70-604 – Nancy La Voie read the tax resolution.

AGREED: Homeowner Mathew Misch made a motion to accept the resolution. The motion was seconded and carried without objection.

VIII. OWNERS FORUM

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Homeowner Mathew Misch expressed his concern regarding a fountain light that strongly shines into his unit at night and is a nuisance. Mathew Misch suggested adding a timer to the fountain lights to turn off at 11:00 PM and turn on at dusk.

Homeowner Stanley Townsend discussed the fountain rocks that still appear to be rusty. The Board held a brief discussion regarding this and agreed to investigate the replacement of rocks.

A homeowner in attendance opened a discussion regarding earthquake preparedness.

Homeowner Su Elliott brought to discussion the association website, claiming that it is not user friendly. Su Elliot suggested shifting the association communication to Facebook. Homeowner Andrew Drury offered to assist in the new website design, along with Su Elliott and Mathew Misch.

Barbara Barwood made an announcement regarding the upcoming social event, "Happy Hour with wine and cheese," on March 31st, 2011, from 5:00 PM until 6:30 PM, in the Savier building lobby.

Homeowner Michael Martin inquired on unit maintenance requirements reminder. Michael Martin also mentioned the gate handles turning rusty recently, which the Board agreed CMI would address.

A homeowner in attendance opened discussion regarding the AC compressor reset buttons on the roof-top a/c units. The Board supplied all homeowners with a phone number for American Heating, as the vendor would have to be contacted directly by each homeowner. Further research on button covers is to be handled by maintenance coordinator Dave Berg.

IX. ADJOURNMENT

There being no further business, the Annual Meeting was adjourned at 7:35 P.M.